

ON-SITE SYSTEMS, INC.
A PUBLIC UTILITY CO. OF TENNESSEE

'02 APR 26 PM 3 56

April 24, 2002

OFFICE OF THE
EXECUTIVE SECRETARY

Mr David Waddell
Executive Secretary
Tennessee Regulatory Authority
460 James Robertson Parkway
Nashville, TN 37243-0505

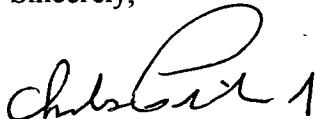
RE Petition to amend Certificate of Convenience and Necessity

Dear Mr. Waddell

02-00478

On-Site Systems Inc desires to expand its service area to include a development in Blount County, Tennessee known as Airbase Road Condominiums (described on Tax Map 17 and 26, parcels 159 17 and 161, in Blount County, Tennessee) The attached Petition is in support of our request

Sincerely,



Charles Pickney, Jr , President
On-Site Systems, Inc.

7638 River Road Pike Nashville TN 37209-5733
(615) 356-7294 Fax (615) 356-7295

FILED
4/26/02

**BEFORE THE TENNESSEE REGULATORY AUTHORITY
NASHVILLE, TENNESSEE**

_____, 2002

**IN RE: PETITION OF ON-SITE SYSTEMS, INC. TO AMEND ITS
CERTIFICATE OF CONVENIENCE AND NECESSITY**

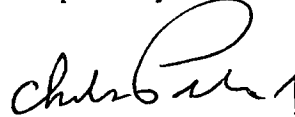
DOCKET No. _____

Petition of On-Site Systems, Inc
To amend its Certificate of Convenience and Necessity

On-Site Systems, Inc ("On-Site") petitions the Tennessee Regulatory Authority ("TRA") to amend On-Site's Certificate of Convenience and Necessity to expand its service area to include a portion of Blount County known as Airbase Road Condominiums, described as parcel 159 17 and 161 of tax maps 17 and 26. At present, the City of Alcoa (water supplier for this area) nor the County of Blount has the desire or ability to provide sewer service to this area. (See attached letters.) This development is being used solely as residential.

The proposed service area comprised of approximately 45 acres is shown in Exhibits A and B.

Respectfully submitted,



Charles Pickney Jr., President
On-Site Systems, Inc

On-Site Systems, Inc.
Sewer Service Billing Summary
Residential Sewer Rates

System	Monthly Charge
Oakwood Subdivision – Maury County	\$36 67
Southridge Subdivision – Montgomery County	\$19 38 + actual cost
Swan Harbor – Roane County	\$35 11
River Road Utility District – Cheatham County	\$31 15
Milcrofton Utility District – Williamson County	\$37 21
Tall Oaks Subdivision – Blount County	\$35 11
Yoakum Hollow Dev (Windsor Pt) – Campbell County	\$35 11
Shreibman Development – Cannon County	\$35 11
Cornerstone of Mitchell Creek – Overton County	\$35 11
Bolton Area – Shelby County	\$32 68
Ussery #1- Sevier County	\$35 11
Harbor Pointe – Dekalb County	\$35 11
Hidden Springs Resort – Sevier County	\$35 11
Eagle Crest Development – Sevier County	\$35 11
Legacy Bay – Hawkins County	\$35 11
Dollywood Project – (Dream Catcher Ridge) - Sevier County	\$35 11
Homestead Suddivision – Sevier County	\$35 11
Rice Property – DeKalb County	\$35 11
East Stewart – Stewart County	\$30 98 – Lagoon \$35 11 – Sand Gravel Filter

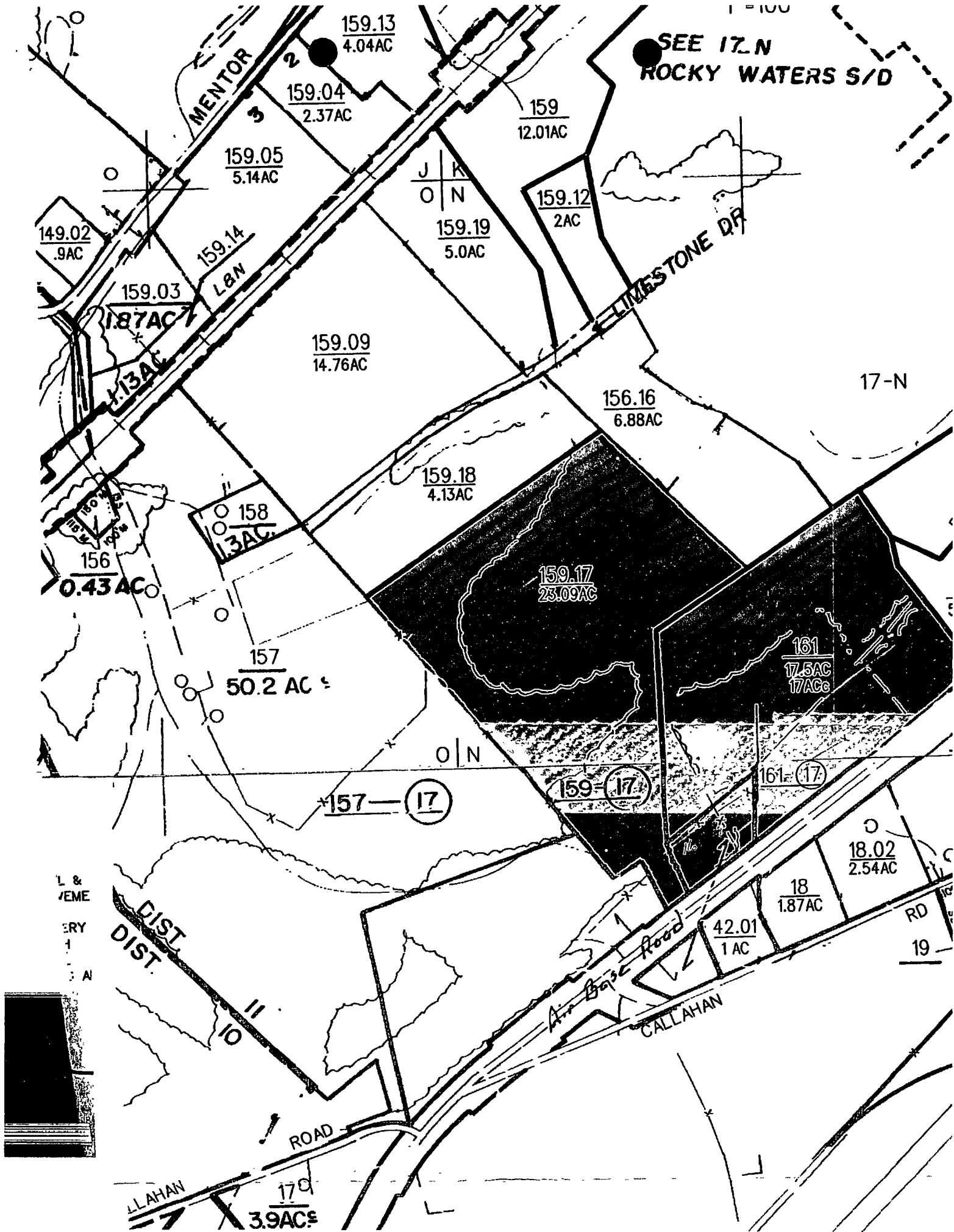
**On-Site Systems, Inc.
Sewer Service Billing Summary
Residential Sewer Rates**

Jackson Bend Subdivision – Blount County	\$35 11
Browning Subdivision – Knox County	\$35 11
Starr Crest II – Sevier County	\$35.11
City of Coopertown - Robertson County - Lagoon	\$30 98 + 3% Franchise fee
- Sand-Gravel Filter	\$35 11 + 3% Franchise fee
Eagle Springs – Sevier County	\$35 11
Horseshoe Bend – Bedford County	\$35 11
Eagle Crest II	\$35 11
Gnatty Branch Retreat	\$35 11

PROPOSED

Airbase Road Condominiums – Blount County	\$35.11
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Fees Nonpayment – 5%, Disconnection - \$10,
Reconnection - \$15, Return Check - \$20, Access - \$84/yr





OFFICE OF CODES ENFORCEMENT

223 Associates Blvd., Alcoa, Tennessee 37701-1943

(865) 380-4730 FAX (865) 380-4744

March 26, 2002

Mr. Michael Hines
Southeast Environmental Engineering, LLC
1920 Breezy Ridge Trail
Concord, TN 37922

Subject: Proposed Condominium Development off Airbase Road
Tax parcels 159.17, 161, tax maps 17 and 26

Dear Mr. Hines:

Your letter of March 13, 2002, addressing the above referenced, was forwarded to my office for response. The area addressed by your proposal does not, as you have alluded, have access to public sewers, but is served by the Alcoa public water supply. Your question was whether the City of Alcoa would provide sewer to those properties referenced within the next year.

First, neither parcel of property is currently located within the corporate boundaries of the city and it is the city's policy not to extend public sewer to areas outside of the municipality. However, this area is also located within the Metropolitan Knoxville Airport's master plan for expansion of its runways. It is for this reason that the city has chosen not to extend public sewer in that area. As you can imagine, the cost of installing such a system, only to have the same removed within less than a twenty (20) year period, would not prove to be a viable option.

Should your clients determine that they would like to proceed with providing sanitary sewer service, the closest available public sewer is at the intersection of Wrights Ferry Road and Judson Drive. The best alternative for public sewer service to the property is the construction of a sewage pump station and installation of a pressure line back to this intersection. The estimated construction cost, including engineering, easements, etc., totals approximately \$224,000.00.

You have also mentioned the possibility of the developer installing a privately operated central sewage collection, treatment and disposal system. If this option is selected, the Tennessee Department of Environment & Conservation will be the review agency. It will be the developer's and/or homeowners association's responsibility to obtain all necessary permits and to operate and maintain the system. The City will have a very limited role in the design review of any on-site system and has no desire to assume its ownership / operation.

In addition to resolving the sanitary sewer issue, other items that will need to be addressed include:



Mr. Michael Hines

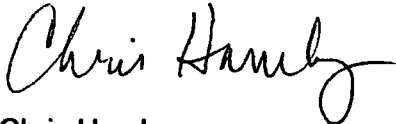
Page 2

March 26, 2002

- 1) That such dense development would require the construction of a road extending to Limestone Drive;
- 2) That the ability to connect to the municipal public sewer system would require the annexation of the property,
- 3) That all streets, utilities and drainage be constructed to city standards;
- 4) That the city be responsible for construction inspection services; and,
- 5) That all fire hydrants and appurtenances be installed to city fire code standards;

I appreciate your patience in waiting for this response, and hope this answers any questions you may have.

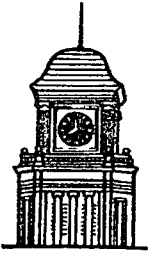
Sincerely,

A handwritten signature in cursive script, reading "Chris Hamby".

Chris Hamby

Director of Planning and Codes

pc: Mr. John Lamb, Blount County Planning Dept.
Mr. Gary Ferguson, Blount Co. Environmental Health Dept.
Mr. Mark Johnson, Alcoa City Manager (e-mail)
Mr. Bill Hammon, Alcoa Assistant City Manager (e-mail)
Mr. Kenny Wiggins, Alcoa Engineering & Public Works Director (e-mail)



BLOUNT COUNTY GOVERNMENT

WILLIAM A. CRISP
COUNTY EXECUTIVE



May 22, 2001

Michael Hines, M.S., P.E.
Principal
Southeast Environmental Engineering
1920 Breezy Ridge Trail
Concord, TN 37922

Dear Mr. Hines:

Blount County has no plans to provide sewer services within the next year on the properties to the area of Airbase Road near McGhee Tyson Airport, as shown on your map

Please let me know if I can provide any further information

Sincerely,

William A. Crisp
Blount County Executive

WAC/rjp



Benchmark

Real Estate Groupsm

865-981-6808

865-981-2029 FAX

FACSIMILE TRANSMITTAL SHEET

TO: Michael Hines	FROM: Gary Glamer
COMPANY: Southeast Environmental Engineering, LLC	DATE: 4/3/02
FAX NUMBER: 966-1762	PHONE NUMBER: 675-5917
RE: Alcoa Letter	TOTAL NO. OF PAGES INCLUDING COVER: 1

☐ URGENT ☐ FOR REVIEW ☐ PLEASE COMMENT ☐ PLEASE REPLY ☐ PLEASE RECYCLE

NOTES/COMMENTS:

Dr. Mr. Hines – thank you for your efforts regarding sewer service for the proposed condos on Airbase Road. It is not our desire to be annexed by the City of Alcoa regarding this project. Thank you for your time.

Sincerely,


Gary A. Glamer

316 S WASHINGTON STREET MARYVILLE, TN 37804